



PLANNING BOARD MEETING

September 19, 2016

Members present: Ann Hayslip, Scott Neal, Kathy Berretta, Tim Jones, Rusty Schryer, Larry VanGee

Members absent: Mike Jenis

Meeting was called to order by Chair Hayslip at 7:00 PM. The minutes of the September 6, 2016 were read and approved. Motion by K. Berretta, 2nd: L. VanGee. Ayes carried.

Old Business:

PUBLIC HEARING

1. **Lakeside Leasing, LLC, 7203 Route 14, Sodus Point...** Tom Podsiadlo presented his application for final site plan review to construct 2 additional storage buildings on the property to mirror the existing building. **(CODE 190-49)** A letter from Bret DeRoo of the Wayne County Planning Board was read which recommended approval of the project with the following considerations: aesthetics, landscaping, dust control measures, NYS fire codes, DEC regulations, hazardous material handling, and future plans. (See Appendix "A")

In consideration of the previous conditions from the Planning Board, the following topics were addressed:

- a. The existing drainage plan was approved by our CEO and he believes there is no need for an additional study.
- b. Mr. Podsiadlo assured the Board that the landscaping will be the same as the current plantings on the property and will be maintained on a regular basis.
- c. The driveway will be extended from the original plan to allow for adequate emergency vehicle maneuverability.

- d. Chair Hayslip questioned the legal ownership of the property and Mr. Podsiadlo presented the Board with a letter from the Attorney for Lakeside Leasing LLC, which stated that Mr. Podsiadlo has the authority to act on behalf of the LLC. (See Appendix "B").

Chair Hayslip opened up the floor to public comments. Dominique Hannaux, 8137 Bayless Road, related her concerns of noise, traffic and lighting to the Board and property owner. Mr. Podsiadlo stated that there should be no issue with traffic and noise as the customers of the mini storage will be there at various times throughout the day and not all at once. The lights on the building will be a "wallpack" style as are the existing lights and will shine down to the parking area and not outward,

A motion to approve the final site plan with the following conditions was made by A. Hayslip, 2nd: T. Jones :

1. Approval by the Village Attorney of the letter stating ownership of the property.
2. Landscaping to be consistent with current plantings along with a landscape maintenance plan
3. Lighting will not disturb the neighbors

Ayes Carried

New Business:

APPLICATION

Ernest Baker, 7128 Bayview Drive, Sodus Point... Mr. Baker presented his site plan application for the construction of a fence around the perimeter of his property for containment of pets and the safety of his grandchildren. **(CODE 190-22 G)**. The fence will be 4' high and will be a white picket vinyl fence in the front of the property and the rest of the fence will be chain link coated with black vinyl. After discussion, a motion was made by T. Jones, 2nd: S. Neal to approve the application with the condition that our CEO will inspect the rear fence post placement in order to insure adequate Village access for the right-of-way. Ayes carried.

Public Comments/Concerns:

- Maxine Appleby commented on upcoming proposed zoning amendments and reminded the Planning Board of **Article XII , ss 190-71** in our Village Code: *"Every proposed amendment, unless initiated by the Planning Board, shall be referred to the Planning Board. The Planning Board shall report its recommendations to the Village Board..."* (See code book for additional verbiage)
- CEO Druschel also reminded the Board that October 3, 2016 will begin the implementation of the new 2015 International Code Council codes. (ICC). This council has developed codes and standards used in the design, building and compliance process. As of this date, all construction in the Village will be held to these new standards.

Motion to adjourn at 7:50 PM was made by L. VanGee, 2nd: R. Schryer. Ayes carried.

Our next scheduled meeting will be October 3, 2016 at 7 PM.

Ann Hayslip-Chair

Scott Neal-Clerk/member

Mike Jenis/member

Kathy Berretta/member

Tim Jones/member

Rusty Schryer/Ad Hoc member

Larry VanGee/Ad Hoc member